Bill Garrett Davidson County
Batch# 37406 DEEDQC
12/15/2017 01:25:20 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20171215-0128062

This instrument prepared by:
Julie Cornell
J. Randall Hooper
Hooper, Zinn & McNamee, PLLC
109 Westpark Drive, Suite 300
Brentwood, TN 37027

Record and return to:
Same as preparer

Address of New Owner:
Jerry G. Hutchinson, Trustee
7532 Hickory Hills Court
Whites Creek, TN 37189

Send Tax Bills to:
Same as new owner

Map/Parcel:
041 00 0 186.00

TRUSTEE'S QUITCLAIM DEED

Whereas, the Cheryl Hutchinson Tennessee Trust was established under the Last Will and Testament of Cheryl J. Hutchinson, which was admitted to probate on August 1, 2017 in the Chancery Court of Sumner County, Tennessee, Docket No. 2017PR-357; and, whereas, Jerry G. Hutchinson was appointed to serve as trustee of the Cheryl Hutchinson Tennessee Trust; and whereas, Jerry G. Hutchinson, as Trustee of the Cheryl Hutchinson Tennessee Trust, and the qualified beneficiaries of the Cheryl Hutchinson Tennessee Trust, executed a Nonjudicial Settlement Agreement Decanting the principal of the Cheryl Hutchinson Tennessee Trust to Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Trust; therefore:

For good and valuable consideration, Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Tennessee Trust, hereinafter called Grantor, does hereby grant, quitclaim, transfer, appoint and convey with fiduciary covenants unto Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Trust, hereinafter called Grantee, his successors and assigns, all of Grantor's right, title and interest, being an undivided one-half interest, in a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 1, on the Plan of Third Revision Revised Lot 3 & 4, Section 6 Hickory Hills Subdivision, as shown on plat of record as Instrument No. 20070620-0073437, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed by personal representative's quitclaim deed from Jerry G. Hutchinson, Personal Representative of the Estate of Cheryl J. Hutchinson, to Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Tennessee Trust, of record in Instrument No. 20171215-0128061, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to taxes for the current year and subsequent years and all easements, restrictions, covenants, liens, encumbrances and other matters of record.

This is improved property known as 7532 Hickory Hills Court, Whites Creek, TN 37189.

Deed prepared based on information and documents provided by the parties. No title examination has been performed by the attorney preparing this document. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 1 day of DECEMBER, 2017.

Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Tennessee Trust, Grantor

State of Tennessee
County of Davidson

Before me, the undersigned Notary Public, personally appeared the within named Grantor, Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Tennessee Trust, with whom I am personally acquainted and who upon oath acknowledged that he executed the within and foregoing instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal this 1st day of December, 2017.

Notary Public
My Commission Expires: 7/5/21

JULIE CORNELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-05-2021

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 0. This conveyance is made to implement a distribution from a trust.

Jerry G. Hutchinson, Trustee of the Cheryl Hutchinson Tennessee Trust, Grantee

Subscribed and sworn to before me this 1st day of December 2017.

Notary Public

My Commission Expires: 7/5/21

JULIE CORNELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-05-2021